

**City of Harrington  
MINUTES  
City Council Special Meeting  
January 5, 2015**

**Public Comments**

There were no Public Comments.

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A special meeting of the Harrington City Council was held at Harrington City Hall, 106 Dorman Street, on January 5, 2015 and was attended by the following: Mayor Anthony R. Moyer; Vice Mayor Cheryl J. Lahman; Council Member Duane E. Bivans; Council Member Fonda Coleman; Council Member Amy L. Minner; Council Member Charles W. Porter; Council Member Kenneth W. Stubbs; Norman Barlow, Chief of Police; William Pepper, City Solicitor; Teresa Tieman, City Manager; Dean Gary, Accountant; and Kelly Blanchies, Clerk of Council.

Also present: Debbie Pfeil, City Planner, URS Corp.; Tom Wilkes, City Engineer, Remington, Vernick, and Beach; Barbara Bullock; Charles Carr; and Jennifer Antonik.

Mayor Moyer called the meeting to order at 6:30 p.m.

Roll was called.

**Presentation of Resolution 14-R-06 to Kent County Commissioner Glen M. Howell**

Mayor Moyer read and presented Resolution 14-R-06 to Kent County Commissioner Glen M. Howell.

**Preliminary Subdivision Review – The Legacy (formerly known as Fox Meadow Estates)**

An application by Ronald H. Sutton Jr. of Civil Engineering Associates LLC on behalf of Mrs. Lucille Adamo, Mr. Richard Wheeler, and Mrs. Lee Wheeler for preliminary subdivision of 389 units (285 townhouse, 60 duplex and 44 single family). The property is zoned R1 (One Family Residential), R2 (Multifamily Residential), R3 (Group Housing Residential), and C1 (Neighborhood Commercial) and is located within the City limits of Harrington. The property is approximately 101.48 acres and is located on the west side of Raughley Hill Road and north of Delaware Avenue. The property is further described as eight separate parcels 6-09-170.02-01-06.00, 01.00, 12.00, 11.00, 10.00, 09.00, 08.00, and 07.00.

The City Manager stated that the project engineer, Ron Sutton, was unable to attend the meeting.

The City Planner stated that the Planning and Zoning Commission approved the preliminary subdivision plan contingent upon approval of the addresses from Kent County.

The City Planner stated that the next step is the most expensive for the applicant because of all the State approvals and bonding. The City Manager stated that the bonds protect the City in case the infrastructure is not installed by the builder.

The City Planner stated that the project has followed the Code. The City Solicitor stated that restrictions can be added for health, safety, or welfare reasons.

The City Planner stated that the applicant does not have final approval from any State agencies, which requires additional bonding and must be received before final plan approval.

A MOTION was made by Council Member Porter, seconded by Council Member Stubbs, to accept the recommendation of the Planning and Zoning Commission and approve the preliminary subdivision plan for The Legacy contingent upon approval of the addresses from Kent County. The MOTION passed unanimously.

### **Public Hearing**

#### **Ordinance 14-17 – Amending Chapter 180, Municipal Fees, to change the Public Works hourly rate and sewer service charges**

A MOTION was made by Council Member Porter, seconded by Vice Mayor Lahman, to dispense with the reading of Ordinance 14-17. The MOTION passed unanimously.

There were no comments from the public.

#### **Ordinance 14-18 – Amending Chapter 330, Sewers, to remove the rate classification for in-City users with individual sewer meters**

A MOTION was made by Council Member Porter, seconded by Vice Mayor Lahman, to suspend the reading of Ordinance 14-18. The MOTION passed unanimously.

There were no comments from the public.

**Second Reading of Ordinance 14-17 – Amending Chapter 180, Municipal Fees, to change the Public Works hourly rate and sewer service charges**

A MOTION was made by Council Member Porter, seconded by Vice Mayor Lahman, to accept the second reading of Ordinance 14-17.

Council Member Bivans asked about the Public Works hourly rate going from twenty-two dollars (\$22) to fifty dollars (\$50). The City Manager stated that the new rate includes the cost of insurance and benefits and is consistent with the service charge. This fee is rarely used.

The vote was taken on the motion to accept the second reading of Ordinance 14-17. The MOTION passed unanimously.

**Second Reading of Ordinance 14-18 – Amending Chapter 330, Sewers, to remove the rate classification for in-City users with individual sewer meters**

A MOTION was made by Council Member Porter, seconded by Vice Mayor Lahman, to accept the first reading of Ordinance 14-18. The MOTION passed unanimously.

**2015 employee salaries**

The City Manager stated that due to budget constraints and uncertain revenue in July, employees were not offered raises; City Council requested that raises be looked at mid-year. There is some sustainable savings in workers' compensation and electric costs and the Police Department had some savings as well as additional revenue. There is enough savings to give the employees a two percent raise.

Vice Mayor Lahman asked if the savings and revenue are sustainable. The City Manager replied yes.

A MOTION was made by Council Member Porter, seconded by Council Member Stubbs, to approve a step increase of two percent for all employees as of January 1, 2015.

Council Member Minner stated that the whole budget should be looked at after six months and that raises should be considered at budget time, not at the beginning of the calendar year. Council Member Porter stated that at budget time, it was said that raises would be looked at in January. The money is available to give raises.

Council Member Bivans stated that the cost savings could be used other places. Council Member Coleman asked about funding for roads. The City Manager

stated that road projects are usually funded from capital money, Community Transportation Funds, and Municipal Street Aid, not operating costs.

Council Member Bivans stated that with the tax and rate increases, it is not a good time to give raises and that other benefits could be given like a day off with pay.

Roll was called on the motion to approve a step increase of two percent for all employees as of January 1, 2015: 4 Yes, 2 No (Lahman – Yes, Bivans – No, Coleman – Yes, Minner – No, Porter – Yes, Stubbs – Yes). The MOTION passed by majority.

There being no further business, a MOTION was made by Council Member Porter, seconded by Council Member Minner, to adjourn the City Council Special Meeting. The MOTION passed unanimously, and the meeting adjourned at 7:04 p.m.

Respectfully Submitted,

Kelly Blanchies  
Clerk of Council